

**Villas of Oak Pointe
Board of Directors Meeting
April 15, 2008
6:30 PM – Heidi Schall's House**

Meeting Minutes

Attendees: J. Poissant, H. Schall, R. Jones, D. Patterson (via telephone)

1. The meeting was called to order at 6:35 pm.
2. The Board accepted the minutes for the Board Meeting on March 10, 2008
Committee Updates:
 - a. Boat:
 - i. Nothing to report.
 - b. Social:
 - i. The Social/Sunshine Committee will begin welcoming new Villa's residents with a gift basket from Great Harvest and a Villa's information packet (web site URL, calendar of social functions, contact information for BOD members,...)
 - c. Community Association
 - i. The tennis courts will not be relocated. The Board has been advised by counsel that a change in use is not permitted without an amendment of the bylaws. Therefore, the OPCA Board will engage a soils engineer to evaluate the status of the base currently under the tennis courts. After obtaining the results of these tests, the board will make a final decision on the most appropriate course of action that will maximize the cost effectiveness of whatever funds are expended.

Paving will be done this summer on Club Dr and Oak Point Dr.

Numerous repairs and improvements will be done to the park, beach, beach house and gazebo.

Genoa Twsp will be making improvements to the Waste Water Treatment Plant required by their permit from the Michigan DEQ during May. It is anticipated that there will be significant truck traffic for two days

while
this project is being completed.

The OPCA is having a study done to determine the adequacy of
their
reserves.

d. Landscape

- i. The Committee is continuing to explore alternatives for the handling of storm water – a consultant has agreed to review the current situation and offer possible solutions; Beauchamp's has repaired the turf that was damaged during snow plowing

5. The Board reviewed the Financial Reports for March of 2008. The Association's total assets were \$95,391.27 as of March 31, 2008.

6. The next meeting will be scheduled after the annual meeting on April 17, 2008

7. The meeting was adjourned at 8:49 pm.