

Oak Pointe Villas Association

Board of Directors Meeting

July 12, 2011

10:00 a.m.

Attendees: Susan Cope, Ron Jones, Larry Jannon, Kal Ribianszky

I. Call to Order: Meeting called to order at 10:00 a.m.

II. Approval of Minutes: Minutes of June 6, 2011 approved

III. Home-Owner concerns:

Lawn fertilization; The BOD has been receiving complaints from the homeowners about the condition of their lawns, at this time we have another year and a half before the contract is complete. It was decided to keep this service until the end of the season to see if the lawn condition improves. If the lawn conditions do not improve the end of the summer then the termination of the contract will be decided.

Tree cutting; It was reported that there had been tree cutting on the Villas property. Upon investigation it was determined that the trees were not on our property.

A reminder that the tall grass at the end of some driveways needs to be trimmed due to the youngsters playing in the area.

IV. Open Issues:

On 6-9-11 the Court of Appeals held a hearing (oral argument) on the cell tower. The plaintiffs have 42 days to appeal the decision.

The crack filling will commence at the end of July on our Villas subdivision roads. The pot holes at the junction of Moret Ct and Club Dr. will be taken care of by removing a 3' section of the pavement across Moret Ct. and making the corner more stable. This will cost the Villas assoc. \$700.

V. New Business:

Security Proposal; The board decided to take a poll to determine whether most of the people in the Villas favored security patrols or not before we entered into a contract to have the patrols. The results were 29 yea and 41 nay the proposal will be tabled for further discussion.

Architectural Committee; **From Alyce Riemenschneider to clarify the process, I have NOT put together a color palette for new schemes as of yet. I have gathered brick samples, shingles and existing paint palette schemes. Once laid out, I will then begin to add suggestions for additional tones, but would first like to meet with you to discuss your thoughts collectively about this before any of the design process begins.**

Trash; Duncan will be removing trash for the township.

VI. Committee Reports:

Boat Committee; The changes to the boating rules were approved by the BOD. The rules will be sent out in an e-mail, those homeowners that want to use boats need to sign the copy of the document and turn it into Paul Stanko.

OPCA; It was reported that we have a goose problem on the beach, due to the fact that the swans have moved their nesting site to another location. The community is investigating a solution to the problem.

- Club Dr. will be closed for repair one lane at a time on July 18 for a period of 10 days.

Social Committee - none

VII. Adjournment:

- Next meeting is 8-16-11 @ 10:00 am
- Meeting ended at 11:45 a.m.