

**Oak Pointe Villas Association**  
**Board of Directors Meeting**  
**June 25, 2012 10:00 A.M.**

Attendees: Susan Cope, Robert Harvey, Larry Jannon, Ron Jones

**1. Call to Order:** Meeting called to order at 10:07 A.M.

**II. Approval of Minutes:** Minutes of May 22, 2012 were approved as amended.

**III. Home owner Concerns:**

- A.** A homeowner who lives on Villa France Dr. requested to the board that he not have to pay monthly dues. His reason was that he was no longer living at the address. The board voted to deny that request.
- B.** A resident raised concerns about landscaping and paint issues on various home. Violation letters will be sent to homeowners where required.
- C.** Complaints were received about a dog running loose between Villa France and Quebec Lane. The complainant was asked to send an email to Ron Jones.
- D.** The Board discussed ponds and the need for long term planning on a variety of issues (draining, cleaning, pumps, lighting).
- E.** Police were called about an unlicensed trailer parked within Jannon's limited common element. They declined to take action since it was regarded as a civil matter. After further investigation, the board will consider follow-up with counsel.

**IV. Open issues:**

- A.** The Board discussed Cell Antennae issues. No definite timetable is forthcoming yet as the lawyers are still in the process of drafting the easement and lease agreements.
- B.** The Board discussed damaged tree at entrance. Ron will obtain an estimate of cost to replace.

**V. New Business.**

- A.** Social Committee Procedures: No report. A general discussion on issues associated with how monies are collected and disbursed. Ms. Cope will meet with Ms. Marvin to iron out checking account concern and the need for a monthly statement of expenses.
- B.** Sunshine Committee: No report.
- C.** A discussion took place on the need to revamp Architectural Submission Form.
- D.** A discussion took place on whether there is a need for a separate landscape committee.

**VI. Committee Reports.**

- A. Boat Committee: Boats are in. The concern about the “Bennington” stalling has been rectified. Also discussed need to raise awareness to replace the gas you use.
- B. Social Committee: No report
- C. Community Association: Larry Jannon will send out report electronically.
- D. Architectural Committee. The Board signed off on paint/roofing requests that had been previously approved by Mr. Harvey.

**VII. Property Manager Financial Report:** Ron Jones presented report.

**VIII. Schedule Future Meeting:** Next meeting scheduled for July 25, 2012 at 10:00 A.M.

**IX. Adjournment. Meeting was adjourned at approx. 12:00: P.M.**