

Oak Pointe Villas Association

BOARD OF DIRECTORS MEETING

May 16, 2016 10:00 A.M.

Oak Pointe Country Club

Minutes

Attendees: John Berkaw, Bob LaGanke, Becky Libler, Ron Jones

- I. Meeting called to Order at 10:00 A.M.
- II. Approved Minutes of March 17, 2016.
- III. Home-Owner Concerns
 - A. Pond Treatments: Concern about excessive weed and algae growth. Decision made to resume chemical treatment as done prior to 2015 should resolve this issue. Ron Jones will follow-up with pond contractor.
 - B. Lawn Maintenance- LeBlanc Court Path and East side of Pond 3: Breeds Tree Service will be contracted to remove a hanging limb at 4544 LeBlanc Court east side of Pond 3. They will also remove two dead trees and debris from the path off Versailles to Pond 1.
- IV. Open Issues
 - A. Entrance Rockwall – LED Lighting: Discussion of entrance rock wall lighting was tabled until after Asphalt quotes are received to ensure adequate funding is available for the project.
 - B. Asphalt Proposals: RFP is out; deadline for bid submission is May 20th. The board moved to add the current woodchip path from Quebec Lane to Filbert to the paving project. It will be widened to the same width as the one from Villa France to the Club.
 - C. Pond 3 & 4 Aeration: New bubblers will be ordered this week and installed within a month.
- V. New Business
 - A. Park Bench Installation of Concrete Pad: A 5'x 8' concrete pad to anchor the bench will be poured at the same time when concrete work on the curbs is being done later this summer. In the meantime,

a bed of wood chips will be put down so the new 6' metal bench can be utilized by residents wishing to rest awhile by Pond 3.

- B.** Mandatory Covering of Recycle Bins – Feedback: No negative comments so far. Most homeowners are in compliance. Still searching for a source for netting or other ways to cover the smaller recycle bins supplied by Duncan Disposal.

VI. Committee Reports

A. Boat Committee:

- a) Discussion of liability and repair issues associated with Moomba ski boat. Discussed replacement with a bow-rider or other general purpose ski boat to increase the usability and decrease the liability. Decision deferred, further research on trade-in value needed.
- b) Title missing for the 2013 Bennington boat. Ron Jones will check with Wilson Marine.

- B.** Social Committee: Currently working on future activities. Considering using the Pavilion for the summer party.

C. Community Association:

- a) Doing asphaltting this summer, trying to get a single contractor for all of Oak Pointe projects to reduce the total cost.
- b) The Bathhouse has been totally renovated.

- D.** Pond Committee: Jerry Poissant continues as chair and has recommended a return to chemical treatment for all the ponds. New homeowners who reside on Pond 3 have received an informational email from him regarding maintenance of the pond and the work of the individual pond committees.

VII. Property Manager's Financial Report: accepted.

VIII Next meeting will be Tuesday, June 14th, 10:00 A.M. at OPCC.

IX Adjourned at 11:08 A.M.