

Villas of Oak Pointe

Newsletter June 2025

As a reminder – the speed limit in the Villas is 15 mph. Let's keep everyone safe!

Annual Meeting Recap

Our annual meeting took place on April 29, 2025 and was well attended. We've received great feedback that the meeting was informative and helpful. If you missed it or want to review the materials, the PowerPoint presentation and meeting minutes will be available on both the **Cummings Management** and **Villas** websites.

If you have any questions or concerns about anything in our neighborhood, feel free to reach out to any board member or contact **Cummings Property Management** directly.

Property Updates & Projects

We've welcomed **Ever So Green** as our new vendor for lawn and property care. Here are the projects scheduled for this season:

- Repairing the spillways/drainage lines at **Pond #3** (Villa France) and **#4** (behind Quebec Lane)
 - Secondary back-up pump at **Pond #3**
 - Planting a tree near the bench by **Pond #3**
 - Repairing the drainage line from **Villa France to Pond #3**
 - Refreshing the **entrance** landscape
 - Trimming the tree line above the rock wall on **Moret Ct.**
 - Making improvements to the common area on **LeBlanc Ct.**
 - Adding plantings to the **Quebec Ct. cul-de-sac**
 - Performing road repair work throughout the **neighborhood**
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Home Modifications Reminder

Any exterior changes like painting, window or roof replacement, tree removal, or landscaping updates must be submitted for board approval before work begins. You can submit your request through the **Cummings Management website**:


👉 www.cummingsmanagement.com

Vehicle Parking Reminder

As in the winter, vehicles should not be parked on the streets overnight.

Villas Website Help

If you need help accessing or navigating the **Villas website** (which is separate from the Cummings site) contact **Marsha Choley** at:

 marsha.choley@gmail.com

Please also check your contact information on the site to let Marsha know if anything needs updating. If you're new to Villas, make sure your email address is on file—this is how we send out updates, alerts, and event info.

Boat Committee

Have questions about how the boat program works? Reach out to **Dale Love** at:

 headofclass01@aol.com

A new cover system was installed on the tri-toon boat this spring!

Social Committee

Thanks to everyone who joined us for the **Spring Fling** at the Beach Pavilion on June 6! Be sure to check the website for the upcoming **Save the Dates**.

Next up:

 **Summer Block Party** – July 26 at 4:00 PM

Location: Side yard between **4483 Villa France Dr.** and **5450 Versailles Ave.**

A big thank-you to the **Zatkins** and **Schutters** for hosting!

Fall Golf Outing – to be announced

 **Holiday Lunch** – December 6, 12:00–4:00 PM

Location: **Lakelands Golf & Country Club**

Sign-up notices will be sent closer to each event. Have ideas for future gatherings? Contact a Social Committee member—we'd love your input!

Sunshine Committee – Volunteer Needed!

We're looking for someone to join the **Sunshine Committee**. If you're interested or would like to learn more about what's involved, please contact **Carlene Reinhold** at:

 carlenereinhold@yahoo.com

If you have any questions or suggestions, don't hesitate to reach out. We're always looking for ways to improve communication and make the Villas an even better place to live.

– **Villas of Oak Pointe Association Board**