



Marsh Lakes Newsletter

June 25, 2026

To the Marsh Lakes Community,

Thank you to everyone who participated in our Town Hall meeting last week, concerning the proposal to unite the Estates and Villages pools. It was a record turnout, and it's clear there are some strong opinions on this. For those not able to attend, a video of the meeting is available at our new Marsh Lakes HOA YouTube channel: <https://www.youtube.com/@MarshLakesAmelia-HOA>.

Here is a quick recap of the situation:

- The Board has in the past (most recently last year) allowed certain Estates residents to use the Villages pool, due to physical access limitations at the Estates pool. While the fair and equitable thing to do – given that all Estates members pay for access to a pool – the language in the Covenants is explicit against this practice.
- Analysis of the per-household costs between Estates and Villages residents for their respective pools showed that all owners are paying practically the same amount per year for the maintenance and reserves of these amenities.
- Over the course of several open meetings, the Board discussed this situation and the general access challenges at the Estates pool. The proposal to unite the two pools was developed as a method to solve the access problem presented by the Estates pool location, in a way that was cost-neutral to all residents, and could be seen as an expansion of benefits to everyone.

As part of the well-defined process for making changes to our Covenants, the Board established the Town Hall meeting to seek broader input from the Community. From this discussion, it's clear there is not enough support to move forward with the original proposal. One of the biggest concerns was how to control and manage access to what are both essentially “backyard” sized pools. Any policy change that overburdens either of the pools is certainly undesirable.

A great idea coming from the meeting was to form a Pools Committee. This will be a group of residents from both Estates and Villages who can address many aspects of pool use in the Community, including access and security, pool hours, potential scheduling for large groups, etc. Having input from more residents will help us shape policies to make sure the pools are an asset for all residents.

To that end, the Board has scheduled a special meeting to be held on Thursday, July 16 at 9 a.m., using the AIM conference facilities and Zoom services per our usual practice. The standard notifications will go out in advance of this meeting.

One agenda item at that Board meeting will be to form the Pools Committee. We have two Estates volunteers already and are looking for Villages residents as well. If you would like to participate on this committee, please let me or any Board member know. We encourage you to attend the meeting in person or via Zoom if possible, but attendance at the meeting is certainly not a requirement for being on the committee!

Another agenda item will be to consider a replacement for our Board member Tom Schober from the Villages. As I mentioned during the Town Hall, Tom recently passed away unexpectedly, leaving a vacancy on the Board. Our By-Laws allow us to appoint a replacement in these circumstances, and I think it's important to have a representative from the Villages on the Board to make sure these owners' needs are considered. We do have a candidate who has already volunteered, but if anyone else is interested, please let me know.

As always, if you have questions about anything, please reach out to me or any Board Member shown below.

Best regards,



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2026 Board Members

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