

The Lakes

Minutes

February 13, 2017

6:00pm

- I. Call to order – 6:00
- II. Roll call – Linda, Tom, Rick, Roger, Rodney
- III. Approval of minutes from last meeting – done by email and posted to website
- IV. Financial Report – Tom –

Cash

Checking	\$79,800	Revenue	\$133,700
Reserves	<u>\$106,200</u>	Expense	\$ 21,900 (1/1 to 2/13/2017)
	\$186,000		

- V. ARC Committee – appointment of new member – Rick Childress will be on the Drainage committee and a new member for the ARC will be appointed. Rick will continue until a new member is found.

ARC report – tree removals – DeLeo, Porche, Keshelava,
- VI. Chinchuba report – budget, dam repair – Tom – Dam is still not repaired, budget is approximately \$15,000 per Tom and used for repairs and insurance. The Lakes is responsible for 2/3 of the Chinchuba budget and Audubon Lakes 1/3. Votes are 50/50. Rodney to look for all Chinchuba paperwork for our records. Lakes members Tom, Patty, Dwayne.
- VII. 2017 Budget Adoption - done
- VIII. Covenant Violations – report – Fines to be sent out March 1 for gas light violations. Tom to get prices from Magnificent for mailbox repairs. Rodney to send letter for open leaf burning.
- IX. Gatehouse and Grounds – maintenance report – Rodney – Roof repair and inside repair work finished, mildew smell is gone. Spring clean-up continues with leaf removal and dead tree and shrub removal.
- X. Open issues
 - a) Drainage – committee formation – sink holes, Walden Place flooding – Tom and Rick to work on drainage. Tree removal between 8079 and 8081 in drainage ditch. Stumps to be sprayed to prevent erosion. Bridge area to be walked for shrub and tree clean up.

Drainage bid by Kort – presented by Tom – Meeting with Wayne Pontiff to be scheduled to get more detail.
Other bids being sought.

- b) Smolcich property – Mr. Smolcich presented the board with pictures of the path from Timbercreek Lane to the Lakes. Roger also presented pictures of several Timbercreek property owners who have extended their “property line” into the conservancy area. Questions as to access rights of Timbercreek Lane residents to the Lakes and liability were raised. Tom to contact HOA president of Timbercreek Lanes. Signs to be posted. Rodney to investigate liability issues.
- c) Cutt Property – 3070 Walden Place – owners are buying adjacent property to raze and expand current residence upon. Property owners are in the process of getting approval from St. Tammany Parish to rezone lots. Home expansions will be subject to approval of plans by the board, all adjacent and affected property owners.
- d) Timbercreek Lane – tree cutting, access to lake – see Smolcich property

XI. New business

- a) Creation of Prioritized Project List for 2017 – entrance road expansion and repairs, gatehouse benches, columns and railings, and ...

Gatehouse repairs – masonry wall repairs, brick replacement, wrought iron painting, gas lantern painting, fountain painting, painting of gates, lanterns, columns, railings, transplant ground cover to side areas where plants will not grow, pull and replace hollies. Project – Gatehouse and Entrance Facelift \$4,500-\$5,000. Tom - motion, approved by all.

Painting of signs – Rodney to get quote.

- b) Set dates for Spring garage sale, Crawfish Boil

Tom – motion to not have garage sale, approved by all.

Crawfish boil – tentative date – May 13th.

XII. Adjournment 7:27pm