

# **Post Oak Landing HOA Meeting Minutes**

**Date of Meeting:** 9/29/2013

**Time:** 4:40-5:30

**Location:** Chick Fil A – Covington, La

**Minutes Prepared by:** Claudia Arbelle

## **Purpose of Meeting**

- Old / New Business

## **Attendance at Meeting**

**Mike Nolan – President**

**Tommy Buckel – Vice President**

**Claudia Arbelle – Secretary**

**Doreen Johnson- Treasurer**

**John Vinson- 5<sup>th</sup> Board Member**

**14 Homes represented by multiple home owners**

## **Meeting Schedule**

- **Call to order at 4:40**
- **Reintroduced committee**
- **Mike Nolan thanked to those who help with Subdivision Decorations, Web Master, Those who helped with the Sod and Cull De Sacs, and Those who have helped with Wiring in front in Subdivision**
- **Review of the financials by Doreen Johnson; everyone attending meeting received a copy of the current activity of the HOA account; reviewed list of costs and current balance; all dues are paid; 100%**
- **Balance in account as of 9/29/13 \$18,856.40 however, 4<sup>th</sup> Quarter expenses, which include Lights \$ 9626.00  
Landscaping \$ 3600.00  
Cleco \$ 600.00 plus an extra \$125.00 a month for new lights  
Water \$ 150.00  
Trees \$ 1000.00**

**Estimated balance at end of year \$2880.00**

MG- motions to approve Treasurer's Report

DA – 2<sup>nd</sup> motion

All in Favor- all yes

- Review of old minutes from 9/16/2013 by Claudia Arbelle; Minutes available on Website

JL – motions to approve Secretary's minutes

DA- seconds motion

All in favor- all yes

### **Old Business / New Business**

- **Where the Special Assessment Monies were Used**

5 Street Lights in neighborhood - \$ 9623.00

Removal of Debris Pile in Playground Area –  
\$ 350.00

Bush Hog Additional Property - \$ 150.00

Trees and Sod for Cull De Sacs- \$ 2215.00

Removal of dead trees in neighborhood –  
\$ 450.00

Repair Playground Equipment – Slide / Bridge  
\$ 337.16

Maintenance of Stop Signs – **TO BE COMPLETED**

**TOTAL COLLECTED \$ 12,800.00**

**TOTAL SPENT \$ 13125.16**

- **New Playground with Rainbow**

Mike Nolan brought up the need for an updated Playground. He presented an offer from Rainbow \$ 4600.00 for new playground, which included the removal of the old playground

Residents brought up that a garbage can should be placed in playground area, they also would like a couple of tables in the area also.

Mike said the Board will place information in upcoming Newsletter on redoing playground and what the HOA can accomplish.

- **5 New Streetlights**

Street lights will be going up in the neighborhood within the week. Everyone in attendance was notified that the Cleco light bill will Increase \$26.00 a light per month.

- **Landscaping in Cull De Sacs**

Landscaping in the Cull De Sacs will be completed next week.

Everyone attending the meeting agreed to keeping the trees like those

In the front of the subdivision - . The crepe myrtle. Natchez Crepe Myrtles

Were suggested and approved to be planted, due to the fact that they grow up and out and need less maintenance. 3 trees will be planted in the front Cull De Sac and 1 will be planted in the back Cull De Sac.

- **Speeding in the Neighborhood**

Speeding in the neighborhood came up again. Those attending agreed it is those visiting in the area. Ideas were brought up; children at play signs, talking to the traffic engineer, and lowering the speed limit. Mike Nolan will talk to the traffic engineer and see what can be done.

- **Sewage Plant**

Tommy spoke about the consolidation plans of the parish for the sewage plant. Plans are still up to 5 years in the making. It was acknowledged that if anyone smells sewage coming from the plant in the back, something is wrong and the parish needs to be called.

- **Construction Issues in Neighborhood**

Homeowners brought it to HOA attention that the construction trucks seem to be taking the turns in the neighborhood short, which is destroying corner lots and creating dips in the road. Mike will look into it.

- **Halloween Celebration**

The neighborhood will be having the 3<sup>rd</sup> Annual Halloween Celebration. There will be a block party set up on Coquille and De Zaire streets. Hay rides and fun to be had for all. Festivities will begin at sunset.

- **Booing in the Neighborhood**

Booing, or leaving goodies on a neighbor's doorstep will be going around again this year. Everyone is urged to participate.

- **Easter Egg Hunt**

We will be planning our Annual Easter Egg Hunt. Information to follow when time gets closer.

## **Open Questions / Concerns from Homeowners**

- Bruce thanked HOA for their commitment in completing everything this year.
- Are we planting the trees ourselves? Do we need to coordinate a team to complete this, like the sod? HOA will look at cost and let everyone know.
- Doreen wanted everyone to know the landscaper has one more year with his contract. Everyone agreed the landscaping looks great. No complaints with the work.
- Homeowners complained about pushy solicitors in the neighborhood. It was brought up if it is possible to put up No Solicitors Signs in front of neighborhood. Mike will look into it.
- Painting of the speeding signs was brought up again. HOA will get paint and will let everyone know when we will get together to complete this task.
- It was brought to the HOA's attention that there is another debris pile in the back of the subdivision. HOA will talk to landscaper to remove it or hire a company to remove it.
- Homeowners questioned if the new construction in the neighborhood is to code? Due to anticipated new flood zoning with FEMA, most of the homes will be zone X instead of zone A. The new construction is to code and will still be in unison with the other homes. Tommy assured everyone that an Elevation Certificate will probably be needed by all homeowners to give to insurance companies. Increases came be from \$350-1400 a year; however, increases can only be done in increments. Mike Nolan gave the website of [lsuagcenter.com](http://lsuagcenter.com) to read about the guidelines.
- Resident complained about how the HOA handled an issue with his landscaping. He stated we were unprofessional by knocking on his door and upset his wife. The HOA apologized that he was unhappy with our actions. He requested correspondence by mail from HOA until he sells his home. All agreed with this.

Mike Nolan and the other Board Members thanked everyone for coming to the meeting.

Meeting was adjourned at 5:30

**Claudia Arbelle - Secretary**

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