

**MINUTES OF LAKE RAMSEY HOMEOWNERS ASSOCIATION MEETING
HELD ON THURSDAY, April 26, 2012
HWY 25 FIRE STATION, COVINGTON, LA.**

The meeting was called to order at 7:15 p.m. by Jan Miller, Vice President.
All board members were present except Cathy Zeringue, Jeff Burton, Lance Engolia

Jan Miller, Informed everyone the Don Hotard has agreed to record the minutes for this meeting.

The minutes of the March meeting were accepted by board members and posted on the Lake Ramsey.Com Website.

Jan Miller announced that after advertisement for candidates for the board to replace Gary Forbes, there was only one submission by Art Lyons. The Board placed Art on the board by acclamation.

The July Treasury Report was given by Courtland Crouchet.

Courtland reviewed the March operating statement noting that operating expenses in March were \$2,737.72 which includes approximately \$1440.00 for Management Fees and \$953.00 for Legal Fees. The LRHOA bank balance is \$93,595.47. A question about a \$300.00 Accounting Fee in March was asked and explained that it was to file Income Tax Forms.

The management report was given Robert Phillips with GNO Property Management.

(SEE ATTACHED REPORT)

Steve King made a Motion to have the Gate Company repair the loop wire for the gate sensors at \$260.

Second by Cortland Crouchet; Motion Passed

There was discussion about the **Light** to illuminate the Gate along with Turtle Back Reflectors to **Warn** drivers of the gate ahead.

The board asked the GNO Management to get bids on installing Lighting and Reflectors. Lee Hayden asked that it be on record that the board should consider the OCI Litigation (Construction of the Blvd.) when making decisions on such projects.

Cathy Zeringue had requested information from GNO on refurbishing work at the playground area. This item was tabled to next meeting so that Cathy could express her views.

GNO informed the board that Demand Letters will go out in the month of May for Past Due HOA Dues.

It was asked of GNO on how and if the HOA could **Fine** residents for Noise and Other Violations. Robert (GNO) stated that according to Louisiana Law, Homeowners Assn. can place Fines, however, it is important that all residents are notified of rules/violations, the process, and the amount of fines.

There was a question asked about children riding Golf Carts and Four Wheelers and about four wheelers out after 9 PM.

Jan Miller stated that he would ask Lance Engolia (Security Chairman) to compose a letter to be sent to all residents informing them of Noise and Age Requirements for operating motorized vehicles, among other items. This will be an Action Item.

Committee Updates:

Lake: No Update: Art Lyons will replace Gary Forbes as Chairman.

Security: No Update

Infrastructure: Lee Hayden discussed street repairs and requested the GNO contact several contractor so that they could meet with the infrastructure committee, to answer questions and develop a long range plan for street repairs.

Community Relations and Garden Club: Paulette Hecker stated that the garden club welcome committee is in the process of making welcome baskets for new residents. There was discussion concerning funds that the HOA had committed to help with cost.

There was a Motion made by Lee Hayden to budget \$100 for the Welcome Committee.

Steve King Seconded and Motion Passed.

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The Board asked Paulette to prepare her committee for assisting the HOA for the 2013 Covenant Changes. It will be a great task to obtain the 80% member approve.

Architectural Committee: Jon Lutz reported that the process of emailing members for updates and approval has worked expediting architectural request.

Meeting Adjourned: 8:50 PM