

**Homeowners Association of Lake Ramsey**  
**Minutes of December 19, 2013**  
**Fire Station on Hwy. 25**

Meeting called to Order by President Carl Rebouche at 7:00 PM  
All members were present.

**Treasurer's Report:** (See attached)

David Wittner delivered a brief overview of the Treasury Report. The monthly reports furnished by GNO are now delivered in a new program as one report. The 2014 Budget will be finalized and presented at the January meeting.

**OCI Update:**

Carl gave the OCI update. The work on the boulevard has begun and is being overseen by Carl, with help from several other board members. Our attorney, Trey Lape, continues to work on the final agreement with OCI regarding the ownership of the lake. January 14, 2014 is the next court date regarding the ownership of the lake. Joe Urick praised Trey for prompting OCI to get the boulevard work started.

A resident asked if the intersection of Riverlake and Lakeshore was going to be fixed. Carl replied that this was in the scope of the new boulevard work.

Carl has requested that any project, not in the budget, with an excess of \$1,000 be submitted as a "Request for Project". This RFP will need approval of Board members before work begins on said project. This will include projects performed by GNO or their contractors.

**Old Business:**

Legal action still pending with the Kemmerrer and Minton case.  
Carl will review our aging report and attempt to process those outstanding debts owed by various residents.

Don Hotard asked that the Board invite the representative from the fire station to attend the February meeting and present his proposal to the residents. The Board agreed to do so.

**New Business:**

Joan Bayard reported that vehicle lights have been seen late at night in the newly developed section. She did not know if a police report was made. Kathy Zeringue reported that a resident had someone with a 4 wheeler drive through his Christmas decorations. No police report was made. Kathy

asked that the residents make police reports when incidents occur so that the police will be aware that we do have a vandalism problem.

**Management Company Report:** (See attached)

Robert Phillips of GNO has had repair work done to the dock at the boat launch. He is also looking into what should be done to remove the excess sand that is in the launch and also the hole that has appeared to the left of the launch. This should be repaired shortly. Residents should use caution not to back their trailers off of the concrete slab. Joe Urick is having a sign made to warn residents to not back off of the concrete pad while launching or picking up their water craft. (Action Item #1)

A resident asked why there was a Port-a-Potty on Bill Bagnel's vacant lot at the end of Riverlake and he was told that GNO had sent him a letter to have it removed. As of this date he has not complied. Also, it was discussed why the trailer piled high with house and garden furniture has been allowed to remain in front of a house for several weeks. It was noted that the car with flats has remained in the driveway for several weeks. Robert of GNO would be contacted to have all of this removed. Joe Urick is working with GNO to have the blue cattle trailer and several other boats and trailers removed from a vacant lot. (Action Item #2)

Several members reported that they were in possession of old HOA files. Kathy Zeringue mentioned that GNO was storing some boxes of information. It was discussed and agreed upon that a committee should purge any non-pertinent files and scan the remaining material onto computer stored software.

**Committee Updates:**

**Gate and Security:**

Steve King reported that the electrical lines near the front gate are still "hot". The cameras are still functioning and will be moved at the appropriate time. Don Hotard has not made any further arrangements to speak to any new gate companies as he feels it is not yet clear just what will be required by the new gate arrangement. He will contact the company when construction is further along. (Action Item #3)

**Lake Committee:**

Joe Urick reported that the lake survey was completed this past week. The preliminary report is that the lake is healthy and the fish are plentiful and healthy. A formal report will be received shortly and this will be reported at the next meeting and also posted on the Lake Ramsey web site. Joe had

inquired about the red algae that sometimes forms on the top of the water. He was told that this was a natural occurrence and shows that the lake is healthy. It will dissipate in a couple of days. (Action Item #4)

Joe will collect Christmas trees if they have no tinsel or snow or flocking on them. You may deliver your used Christmas tree to his vacant lot after the holidays. He will be looking for helpers to "plant" the trees as structure for the fish in the deeper parts of the lake as was done in previous years.

On Friday December 20, DODT will inspect the levy on the north rim. He will be accompanied by David Guidry. Joe will report at the January meeting.

**Infrastructure:**

Nothing further to report as all street repairs are complete for this year.

**Architectural Committee:**

The Architectural Committee will be chaired by Joe Urick with assistance from Pipe Hymel and Dave Caldwell. The Hanson building plans for a new home were submitted, discussed and approved.

**Garden Club:**

Kathy Crouchet, President of the Garden Club, reported that she and Linda Rowe have received some feedback from David Guidrey regarding some of the trees the HOA has requested. This will be discussed when the boulevard is nearer completion and before the landscaping is begun. It was discussed that all crape myrtle tree beds will have to be removed to make room for the new landscaping, all board members were in agreement that this was necessary.

**In Closing:**

At 8:30 Joe Urick made a Motion to adjourn the meeting, seconded by Don Hotard.

**Meeting Adjourned at 8:30**

**Attachments:**

Combined reports from GNO

(Action Item #1)-Robert Phillips

(Action Item #2)-Robert Phillips

(Action Item #3)-Don Hotard

(Action Item #4)-Joe Urick