



**Home Owner's Association of Lake Ramsey  
Minutes of June 28, 2018**

Meeting called to order at 7:00 by President David Caldwell

A prayer was offered by Dimy Cossich.

All Board members were present with D.J. Audibert of GNO Management also present.

**Treasurer's Report (See Financial report attached)**

Treasurer, Jeff Burton reported that at this time we are within the Budget. Expenses for the month included the removal of the existing dock and replacement with a new dock. The cost of the dock was \$14,140.00 however this item as of yet does not appear on the Operating Statement.

The actual up to date legal expenses should total somewhere near \$10,000.00.

Three emergency street repairs will take place within the next week or two depending on the weather. The addresses where repairs will take place are; 13247 Riverlake Dr., 14283 S. Lakeshore Dr. and 14272 S. Lakeshore Dr. Although normal street repairs are done every other year these repairs required immediate work and by making repairs now will save money. The repairs will be done with funds from the street repair fund which has been set aside for next year. Regular repairs will take place in 2019 as scheduled.

Jeff stated that we are in "good shape" with our budget.

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

D.J. Audibert of GNO Management gave the monthly report wherein he reported that ditch repairs at 14244 Riverlake need to be surveyed to see if the repair is holding.

**Old Business**

Nothing to report at this time.

**New Business**

The Emergency Gate located in Phase 4A is locked and is intended for exit of residents in an emergency other than flooding. The Major Lane roadway will be flooded if our

entrance should flood and therefore the exit is intended primarily in the event the front boulevard access should fail.

A resident had inquired about the annual dumpster that is furnished by the company that collects out trash, Pontchartrain Waste Services. This dumpster is usually placed up front near the information board in the fall. Should you have a large pick up, a call to Pontchartrain at (985)892-0569 will notify them of your need and the item(s) will be removed. If you have tree branches or similar items remember to bundle and tie them together in (4) foot lengths for easy removal and these are usually removed at the regular trash pick-up.

### **OCI Update**

Dave Caldwell reported that our next Court date will be August 14, 2018 at 9:30 in Judge Garcia's Court. Residents are welcome and encouraged to attend.

### **Gate Update**

Dave Caldwell presented the bid from Prestige Worldwide to install lane barricades at the front visitors entrance gate to prevent incoming vehicles from entering through the "out" gate. This has been a problem for a long time and these barricades should prevent this dangerous problem. Board members will review the bid of \$1,189.85 with a vote to be taken via the e-mail.

### **COMMITTEE UPDATES:**

#### **Lake**

Dimy Cossich reported that a lake survey was done this week and the results have been entered on the Lake Ramsey web site. In general, the report states that there are still too many cat fish in the lake and that there is a need for some type of shelter for the smaller fish. The report did suggest a likely type of shelter that seemed to be inexpensive. This report findings will be included in the agenda for the next Lake Club meeting which Dimy is planning to hold in July.

Anyone wishing to use "hoop nets" in the lake should first contact Dimy (cell 504-912-9933).

The letter regarding instructions for the new lock for the boat launch is being sent to GNO Management for mailing. According to D.J. Audibert of GNO Management the mailing will go out to all residents within 3 to 4 days after they receive same. Please read and follow the instructions when you receive the letter as it may take a short time to enter all the new information and activate your entry code.

## **Infrastructure**

Dave Caldwell presented the bid for the street repair at 14272 S. Lakeshore Dr.

Jeff Burton made a Motion to accept the bid from Prestige Worldwide of \$4,350.00 on the street repairs at 14272 S. Lakeshore Dr. with Neville Dolan seconding the Motion. All Board members approved.

## **Architectural Committee**

Neville Dolan submitted the activity for June as follows:

Miller	Lot 12 Phase 2	Tree Removal	Approved
Schuler	Lot 162 Phase 4A	New Home Construction	Approved
Coates	14342 Riverlake Dr.	New Fence & Generator	Approved
Williams	14280 S. Lakeshore Dr.	New Dock	Approved

## **Garden Club**

No meetings are held during the summer months. Activities will resume in September.

President Dave Caldwell asked if the residents wanted to have an open discussion on any subject.

One question was to clarify the rules for drivers of 4-wheelers and golf carts. Dave stated that any driver of a golf cart or 4-wheeler must be a licensed driver.

A resident inquired about the block of land being offered by OCI and if this land would be a part of Lake Ramsey. The answer was that the Agreement between LRHOA and OCI goes with the land known as Phase V when and if sold. All building codes and restrictions would apply to any single-family home.

Meeting was adjourned at 7:45 with a Motion made by Billy Abbott and seconded by Neville Dolan

Attachments:

Management Report  
Balance Sheet  
Income Statement