

Lake Forest Estates Improvement Association, Inc.

MINUTES

St. Maria Goretti Catholic Church Monsignor Gautreaux Center
Saturday, March 14, 2009 * 10:00 a.m.

I. CALL TO ORDER

The meeting was called to order at 10:11 a.m. by Outgoing President Calvin Roussell.

II. OATH OF OFFICE

Vice President Alvin Cooley swore in the incoming president, Steven Knott.

III. AGENDA ADOPTION

Joan Heisser moved to adopt the agenda. The motion was seconded and passed without objection.

IV. MINUTES

Kelly Legier reported that a draft copy of the minutes was disseminated before the meeting electronically. She moved that the group dispense with the reading of the minutes and that members adopt the minutes if no revisions were needed. Trina McCormick seconded the motion. No revisions were proposed. The motion passed without opposition.

V. GUESTS

A. C. Nikki Thierry (Community Education Outreach Program Specialist with FEMA) reported on the different programs available through FEMA. She advised of the flood map available on the FEMA website, future changes in zoning, and recommended mitigation. Ms. Thierry also answered questions regarding the City Council's adoption of the old FEMA map to keep the flood rates from increasing greatly and the impact on future rate increases. Ms. Thierry shared information about grants and offered homeowners other information.

B. Sgt Eric J. Berger (New Orleans Police Department 7th District) reported on the sex offender laws because a sex offender moved into the Spring Lake area. He noted that the 7th District meets monthly and invited homeowners to call (504) 658-6070 to get the date and time of the meetings. He also explained that Officer Dema is the Quality of Life Officer for the 7th District. President Knott encouraged people to call the 7th district when suspicious people or situations arise in the area.

C. Louisiana State Representative Austin Badon reported that Wal-Mart is interested in returning to New Orleans East as a SuperWal-Mart. It wants to move to the Plaza site, but is considering returning to the site on which it was located at the time of Hurricane Katrina. He responded to questions about the Wal-Mart project. Representative Badon also discussed other future developments in New Orleans East, including a small scale grocery store and a Regions Bank at Morrison and Bullard,

Racetrack Petroleum, and the New Orleans Public Library that will be tied to Joe Brown Park. He also responded to questions about Joe Brown Park and efforts to remove alligators from area waterways.

VI. REPORTS

A. Beautification Committee. Vice President Lorraine Dinvaut reported that the committee will split the garden into sections and decorate for spring. She discussed further details planned by the committee to beautify the Lake Forest Estates sign, a proposal to plant a few trees around the subdivision on the neutral grounds, and a request that homeowners assist with cutting the grass on the neutral grounds in front of their homes. Ms. Heisser suggested that we collect donations from homeowners to subsidize the cost of maintaining the garden around the Lake Forest Estates sign. Ms. Dinvaut suggested tabling this issue until the next meeting. President Knott reported that he has requested from Sen. Ann Duplessis' office a one-time grant to beautify the sign as well as plans for trees donated by the Department of Agriculture.

B. Block Captains. Verbal reports were provided by the block captains. They reported on the occupancy of their streets, noticeable covenant violations, and the remaining FEMA trailers. Generally, the streets were 50% to 55% occupied. Most lots are being maintained, and many houses are being renovated. Two houses were sold recently on Kensington. Five houses are listed for sale and another one soon will be listed on Winchester. One trailer remains behind a house on Wright Road. Block captains also discussed health hazards as well as homeowner intentions (where available) concerning unrepaired properties.

C. Bylaws and Code Enforcement. Ms. Legier reported that the committee is securing copies of the bylaws of other homeowner associations so that a draft can be prepared for the members' review at the next meeting.

D. Board of Directors. President Knott reported that he will call a meeting of the Board soon.

E. Communications and Website: Webmistress Carla Baker reported that information has been transferred to the new officers and committee chairs. She also asked everyone to make sure their emails are updated for the blast emails.

F. Community News. Sylvia Scioneaux reported on the ENONAC meeting. She discussed the lawsuit filed against ENONAC by the New Orleans East Business Association (NEBA) allegedly because ENONAC is discouraging business in New Orleans East. She also discussed the successful outcome regarding the Levy Gardener lawsuit that ENONAC brought. Ms. Scioneaux also reported on the proposed Family Dollar and advised homeowners to be on the lookout for the rezoning hearing notice on this issue. She announced that ENONAC is hosting a raffle with a \$5000 prize in order to cover its legal expenses and encouraged homeowners to purchase or sell one book of \$50. Joan Heisser will handle the raffle books for homeowners. Finally, Ms. Scioneaux noted that the business strip mall on Bullard will house a Quiznos and a Baskin Robbins. President Knott noted that ENONAC meets the second Tuesday of every month at 6:00 p.m. He and Mr. Cooley urged members to attend those meetings.

G. Security. Treasurer Wayne McCormick reported that we've paid three checks to security. He explained that we're paying roughly \$6,000 per month for security, which is more per month than we're collecting. Although we're using surplus funds that arose when we did not pay for security during the year following Hurricane Katrina, the surplus will run out soon. In May 2010, we will have the opportunity to vote again to continue the security. We will need at least \$72,000 to maintain the security coverage that we are experiencing under the current arrangement. Roland Doucet added that a security summit will be called for homeowners to deal with the security issues.

VII. OLD BUSINESS

President Knott reported that the Lake Forest Estates Improvement Association officer transition has occurred.

VIII. NEW BUSINESS

President Knott reported that he will present a 2009 Calendar of events at the next meeting. He proposed adopting a schedule with more frequent meetings. Ms. Dinvaut moved and Ms. McCormick seconded that we meet six times a year. The motion passed without opposition. The proposed bylaws will reflect this meeting frequency. Additionally, there was discussion about coordinating the meetings to occur after the ENONAC monthly meetings.

There was discussion about possible ways to have the Association notified before people make modifications to properties to ensure that proposed modifications do not violate the covenant for the Association. There also was discussion regarding ways to require real estate agents to notify buyers of the covenant.

IX. NEXT MEETING

Next meeting is scheduled for May 16, 2009.

The meeting was adjourned at 11:59 p.m.

SUBMITTED BY:

KELLY MCNEIL LEGIER
Secretary
Date: _____

ACCEPTED BY:

STEVEN KNOTT
President
Date: _____