



Carter Plantation Community Association

P.O. Box 688

Springfield, La 70462

01/11/2023 (Annual Meeting)

All board members are in attendance.

- The meeting was called to order by Jason Hawkes at 6:08pm. Dominick Gendusa made a motion to close the meeting and open a second meeting. Troy Phillips seconded. Passed unanimously.
- The meeting was called to order, once again, by Jason Hawkes 6:09pm.
- Jason Hawkes recapped the 2022 Board positions: Jason Hawkes (President), Troy Phillips (Vice President), Dominick Gendusa (Treasurer), Jamie Lee (Secretary), Rob Logan (Director). ARB: John Munding, Butch Marchinko, and Brian Blount.
- Jason Hawkes asked for any nominees for the one 2023 open Board position to replace Rob Logan.
 - Nominations from the floor are Bill Bennett and Bart LeBlanc
 - Each candidate had the opportunity to speak to the community about their candidacy.
- Dominick Gendusa gave the 2022 year-end financial report.
 - The Board addressed questions the following items asked from the community:
 - Budget/hours for security
 - Jason Hawkes reiterated that the security is currently paused because of the issues with the current security company. We are currently speaking with LPSO about handling security within the community.
 - Multipurpose court lease obligation is in place-2 Pickleball Courts and a Basketball Court-part of a 5-year Master Plan, which the community voted on.
 - Walkway to the Restroom: solution options will be addressed at the next monthly meeting.
 - The Board stated there are currently 260 assessed lots. Developers are not assessed.
- Goals for 2023
 - Sourcing a new pool maintenance vendor
 - Construction of multi-purpose court
 - Revise the community restrictions and bylaws
 - Pay back LOC, keeping \$100K in CD for Emergency fund.
- John Munding gave the ARB report.
- Linda Munding gave the Social Committee report.
- Historic Carter House Society gave an update.
- John Munding gave the CDD report.
- Jason Hawkes asked for any final questions while waiting on the final tallying of the votes.
 - Questions about the pool furniture were addressed.
- Recounting of the votes was necessary due to different totals being computed.
- Jamie Lee announced the CPCA Board Election and 2023 Budget results, reiterating the tallying of the votes was verified 3 times.
 - Ballots collected
 - Nominations from the floor:
 - Bill Bennett: 41 Votes
 - Bart LeBlanc: 45 Votes
 - Budget
- 43 For, 34 Against Rob Logan made a motion to adjourn the meeting @ 7:43pm, Dominick Gendusa seconded, passed unanimously.