



Carter Plantation Community Association

P.O. Box 688

Springfield, La 70462

July 16, 2019

All board members in attendance except for Jason Hawks and Matt Stanga.

- The meeting was called to order by Dominick Gendusa at 6:14pm.
- Kevin Grace made a motion to approve the minutes from April, Kevin Grace seconded, passed unanimously.
- Kevin Grace gave the financial report:
 - o As of June 30th the CPCA cash assets are \$128,247.17 in checking and \$92,158.46 in savings.
 - o 4 Construction deposits pending
 - o Golf Tournament: \$700 to fire department, \$350 the school, \$3,500 to St. Jude
 - o HOA Raffle \$1,405 raised, \$555 to the social committee.
 - o Outstanding HOA Dues for 2019 are to be reported as of June 30th are as follows:
1A, 4A, 16A , 18, 47B, 48, 49, 52, 89, 91, 94 (2019 paid, but still owe for 2018),
100, 101, 104, 108, 118, 121, 133, 149, 159, 163, 167, 179, 181, 188, 232, 242,
286, FW03, 209 (payments made, but there is a balance).
 - o 138 homeowners and 9 villas have paid their 2019 dues.
 - o Andy Turcotte made a motion to accept the financial reporting, Kevin Grace seconded, passed unanimously.
- Dominick Gendusa recommended keeping the savings account equal to the operational rainy day / emergency funds within the budget and checking should represent the operational budget.
- Dominick Gendusa reported IPSC to replace a camera at the guardhouse around 7/24. The guardhouse also needs a power strip.
- Dominick Gendusa reported the Facebook Carter Plantation Community Association group has been created to enhance communications within the neighborhood.
- Dominick Gendusa reported repairs to the wooden accent fence on Carter Cemetery Road to be solicited soon.
- Dominick Gendusa reported the Fairway garden's beautification silt fence failure to be addressed by contractor with heavier fencing.
- John Munding reported the cypress trees in Fairway Gardens might be dead.
- Dominick Gendusa reported the sign project is underway, CDD taking the lead.
- Dominick Gendusa reported on community compliance:
 - Lots 160, 214, 282 high grass
 - Lot 256, parking on lawn
 - Lot 181, improper real estate sign, trash bags on lawn

- ARB Report: copy passed to Dom.
 - Sherman 132, deposit to be returned
 - Broussard 115, deposit to be returned
 - Parrin 180, house has been wrapped
 - Comer 172, plans received
 - Nutter 133, floor plan received
 - Barklay, 232 floor plan received, but lot is for sale.
 - 5 Houses on Monarch Point, poured 5 slabs, 3 are framed, a lot of time was spent on this subject regarding regulating the designs on Monarch Point.
 - Suzanne Calimia – Asked if flood lights are allowed in CP. John Munding said they are not allowed except for in private outdoor space.
 - Level Homes: 24 Homes started. Letter has been sent to the Level Homes new residents that are not in compliance with landscaping expectations.
 - JM Recalled a moment that he shared with Bobby Watters in that Bobby requested John to keep the momentum and don't get in the way of momentum by sending letters to new level residents.

- Andy Turcotte made a motion to adjourn the meeting at 7:09pm, Kevin Grace seconded, passed unanimously.