



Carter Plantation Community Association

P.O. Box 688

Springfield, La 70462

06/15/2021

All board members in attendance minus Sherrill Pearson.

- The meeting was called to order by Dominick Gendusa at 6:22 pm.
- Jason Hawkes made a motion to approve the minutes from May 2021. Rob Logan Seconded. Passed unanimously.
- Rob Logan gave an update on financials.
 - Balance is \$41,208.00 in checking and \$100,398.00 in CD.
 - January Financials
 - Started at \$148,932.73 and \$100,000.00 in investments
 - Received \$159,923.66
 - Total Homeowner Dues collected is \$189,479.00
 - Total net income, less expenses \$176,446.00
 - Currently have 16 liens.
 - Dominick will add January Financials to the website.
 - Dominick will talk to Adam about getting Lot 1-A cut.
 - Jason Hawkes made a motion to approve January financials. Rob Logan Seconded. Passed unanimously.
- Total pool project is \$176,467.28
- Total bill to date is \$175,802.29
- We are holding \$7,646.74 for punch list items (which was already included in the total)
- Additional cameras are being added costing \$5,600
- Playground
 - Equipment for playground has already been paid for (approximately \$46,000)
 - Labor, Jelly Bean Fill will be completed before the fencing is installed.
 - Neighbors will be putting in the Jelly Bean fill
- After the playground is installed, additional discussions will be made regarding the multi-purpose court.
- The cleaning of the gym has been addressed.
- A homeowner addressed their concerns about the lightening in the Restrooms by the pool. The Board advised that will need to be discussed with the Golf Course.
- AMKO will complete the fencing and look at a better scenario for the main gate at the pool.
- Discussion of installing a sidewalk from “Gate 3” to the playground, back to the front.
- Jason Hawkes reiterated that all the projects happening now did not come from the Board, they specifically came from an Annual Homeowners Meeting. Homeowners listed their Top 5 items they would like to improve on in the community.
- Dominick spoke with McLin on the replat. Waiting on Bobby Waters signature and Parish approval.
- No ARB report was available at the meeting.
- Letter will be sent to Lot 176 about broken shutters on the home.
- Waste Management will be delivering 2 new trash cans to the pool.
- Spectrum will be installing internet in the gym Sunday.
- Dominick found another vendor for the painting of the mailboxes.
 - Magnificent Mailboxes 504-250-2396. Magnificentmailboxesllc@gmail.com
 - Installation of mailboxes will be \$375.00, plus \$5.00 per brass number.
 - Refurbish/repaint mailboxes (with the approved color) for \$150.00.
 - Dominick will contact Magnificent Mailboxes to ask if a deal can be given if several homeowners are interested in refurbishing/repainting their mailboxes.

- A homeowner expressed their concerns about the bridge going from the pool to the restrooms. The Board advised the homeowner that is the responsibility of the Golf Course.
- A homeowner asked about having a Grand Opening for the pool. The Board advised this question was asked at the last meeting, by a different homeowner, and that homeowner said they would speak with Carter House about hosting this event.
- Jason Hawkes made a motion to adjourn the meeting at 6:51pm. Rob Logan seconded, meeting adjourned.