



Carter Plantation Community Association

P.O. Box 688

Springfield, La 70462

11/21/2023

All board members in attendance, with the exception of Jamie Lee.

- The meeting was called to order by Jason Hawkes at 6:15 pm.
- Jason Hawkes recapped the 2023 Board elected positions: Jason Hawkes (President), Troy Phillips (Vice President), Dominick Gendusa (Treasurer), Bart LeBlanc (Secretary), Jamie Lee (Director).
- Minutes from the October meeting will be approved at the November Board meeting.
- Dominick Gendusa gave an update on financials.
 - Approximate balance in checking is \$23,000.00, LOC \$20,108.00, total CD is \$104,000.00.
 - Dominick Gendusa made a motion to approve the financials from October 2023, seconded by Bart LeBlanc, passed unanimously.
- HOA Dues Invoices will be sent the week of Christmas. On the invoice it will state “due January 1st, due by February 28.” Payment will not be considered late as long as the payment is postmarked by February 28. March 1st is considered a late payment and fees start incurring, starting with an \$85 fee initially, then each month after will be \$8.50/month. June 1st liens will be filed.
- In 2024, suit needs to be filed on 1A and 8B.
- The Emergency Response Plan was signed by the Board Members. Each year All Board members will need to sign the Emergency Response Plan.
- Dominick Gendusa made a motion to accept the projected 2024 budget and distribute to the community, Troy Phillips seconded, passed unanimously.
- Real Estate signage can be purchased from Sheree Daniels at Sign World.
- Violations were discussed
 - Fines have been applied to habitual offenders
- John Munding gave the ARB Report
- Dominick Gendusa made a motion to adjourn the meeting @ 7:14 pm, Troy Phillips seconded, passed unharmoniously.