



THE LINKS NEWSLETTER



P. O. Box 681, LaPlace, La. 70069-0681

January 2009

HOA Board Members:

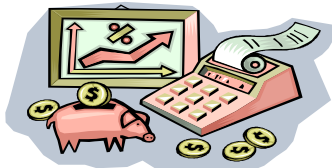
- Larry Clarke - President
(985) 651-4070
- Barry Mader - Vice President
(985) 651-8597
- Walter Prince - Treasurer
(985) 651-9440
- Jackie Catalano - Secretary
(985) 652-8197
- Melanie Brazil - Board Member
(985) 653-8895

Committee

Chairpersons:

- Park: Vacant
- Lake: Barry Mader
(985) 651-8597
- Welcoming: Laurie Mader
(985) 651-8597
Dione Prince
(985) 651-9440
- Social: Larry Clarke
(985) 651-4070

- Call any Board Member or Committee Chairperson if you would like to volunteer your talents.



DUES

We ask all to please pay quarterly dues timely. Failure to do so causes increased costs to issue reminders and the Board to spend time that could be spent on more productive issues. Thanks to all who pay dues timely.



Christmas in the Links

Our 1st Christmas event took place on Saturday, December 20th and was a great success with nearly 50 children and countless adults participating. Santa arrived by boat and took pictures with the children (and some adults too!). In the park, children enjoyed making crafts, face painting and playing games. The highlight of the evening was definitely the hayride through the neighborhood where all enjoyed Christmas decorations, singing carols and, of course, stopping for cookies, hot chocolate and LOTS of other treats. A big "thank you" goes out to all of those involved in making this event a reality: Dione & Walter Prince, Diane Espenan, D'Neil Figuero, Rhonda Johnson, Regina Milioto, Mike & Melanie Brazil, Liz Berge, Paul Heinz, Jackie Catalano, Gail LaRive, Joanna & John Rome, Carroll & Elaine Weichers, Laurie Mader, Larry & Cindi Clarke and everyone that donated treats for the children.

Annual Fall Festival/General Meeting

The General Membership meeting was held on Saturday, November 1 in our park. Speeding in the neighborhood and the potential installation of speed bumps were discussed. A financial report was provided and discussed. Other issues discussed included future capital projects including fixing the park fence, an upgrade to the gardens on both sides of the front entrance, and a new sign. Further updates were provided on the lakes and vacant properties, as well as the issues related to these and other properties. Homeowners had the opportunity to vote for the 2009 Board. A fantastic Annual Fall Fest followed. There was great food including new items added to the menu. A live DJ played music, and children had fun in space walks and with face painting, cupcake decorating, and a variety of games. These semi-annual events are always fun and provide an opportunity to meet your neighbors. If you have never or it's been a while since you last attended one, please consider joining us for the Easter Festival in the spring.

2008 Board of Directors Election

The following homeowners have been elected to serve on the 2009 Board of Directors: Walter Prince, Larry Clarke, Jackie Catalano, Melanie Brazil and JJ Milioto. The Board will be expanded to 7 members by vote of the current Board, and Bill White and Beverly Dorsa will serve as members at large on the 2009 Board. Positions are to be determined. Thanks to all who voted.

If you have any announcements you would like to include in the newsletter, please contact a Board Member.



Belle Terre Links HOA
Balance Statement

01-01-08 to 12-29-08

Bal. Forward	8,834.38
INCOME	
Dues/Late Fees	<u>23,063.78</u>
EXPENSES	
Bank Chrgs.	24.00
Lic/Perm/Fil	28.00
Off. Supplies	141.76
Postage	343.54
Printing	91.70
Acc/Cons/Legal	1503.94
Liability Insur.	3,417.75
Grass Cutting	5,160.00
Front Ent.	424.49
Lake Park	2,968.99
Workday	273.90
Social Funct.	67.44
Utilities	2,580.70
Taxes	2,700.49
Welcome Com.	23.26
	<u>20.56</u>
TOTAL EXP	<u>19,770.52</u>
BALANCE TO-DATE	<u>12,127.64</u>

CCR Highlight - Article IV Section 4.09 - Lot Maintenance

Owners shall keep all weeds, grass, and landscaping located on their lots in a sanitary and attractive manner. All homeowners are asked to take pride in their properties and our neighborhood by keeping up their yards and gardens. This is a beautiful neighborhood when lawns are cut and the colors flow out from our gardens. While we are in the dead of winter at this time, spring is just around the corner. Owners shall not permit the accumulation of trash or rubbish of any kind on their lot. All are asked to address such things as inoperable vehicles, construction materials, and other unsightly objects as well as properly storing such things as garbage receptacles that may clutter properties.

Street Lights

Street lights that have burned out should be reported directly to Entergy. The phone number has been added below and will become a permanent fixture in the newsletter. Entergy is responsible for swapping bulbs. If the actual light fixture is the problem, as was the case recently in an area of our neighborhood, then Entergy advises the parish who then issues a work order. We would like to acknowledge Councilwoman Cheryl Millet for her assistance in expediting the repair of the lot fixture prior to Halloween so that children were not trick-or-treating on a very dark street.

The Board will soon accept bids for the grass cutting contract. Anyone who is interested in soliciting more information about the bid process may contact a Board member. There are specified areas of the subdivision that are to be cut. The contracted period is 2/1/09 - 1/31/10.

Important Phone Numbers

- Should you have a mosquito problem or want your area sprayed before an outdoor function. Call Mosquito Control (985) 536-6530
- If you spot an alligator, call the Sheriff Dept
- For burned out street lights, call Entergy 800-968-8243

Have a safe and Happy Mardi Gras!!

ARCHITECTURAL REVIEW REQUIREMENTS

Please submit all plans for new construction or improvements to the Architectural Control Committee in care of:

Mike Brazil
126 Oakmont
LaPlace, La. 70068
(985) 653-8895

For your convenience you can also submit this to any board member and we will see that it gets to Mr. Brazil

Also, please note that you have an obligation to St. John the Baptist Parish to obtain a building permit for any new construction or improvements to your existing property. For more information concerning the parish ordinances you can call (985) 652-9569.

New construction plans should include:

- House elevations showing front, rear & both sides of the structure. The elevations should show exterior wall materials, roof pitch from all angles & slab elevation in relation to street.
- Floor plans with living area & under roof area calculated on plans.
- Site plan showing lot dimensions, location & width of driveways & sidewalks, setback distances from the lot lines for the house, garage, patio, drive, sidewalk & any other ground improvements.
- Name, address, lot number & phone number of homeowner & the builder (if different).
- There is a \$200.00 architectural committee fee for new homes.

Existing homes must submit prior to construction:

- Location of improvements drawn on a site plan showing lot line setbacks.
- Materials to be used.
- Fences - materials, height & type.
- Bulkheads - materials, height & type.
- Additions - plans showing elevations, roof pitch & exterior wall materials.
- Above-Ground Improvements exceeding 3' height - precise dimensions & location on lot.
- Swimming Pools - type of pool & fencing.
- Name, address, lot number & phone number of homeowner.
- Any fee incurred will be passed on to the homeowner.