



# THE LINKS NEWSLETTER



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

January 2013

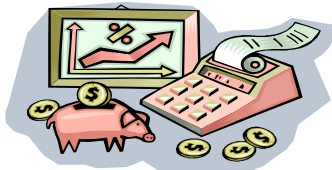
### HOA Board Members:

- Larry Clarke - President  
(504) 559-5476
- Michael Brazil - Vice President  
(985) 653-8895
- Jackie Catalano - Secretary  
(985) 652-8197
- Rickie Johnson - Member at Large  
(985) 653-7979
- David Sutton - Member at Large  
(985) 652-8166
- Beverly Dorsa - Member at Large  
(985) 651-6258

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### Committee Chairpersons:

- Park: Vacant
- Lake: Vacant
- Welcoming:  
Beverly Dorsa (985) 651-6258
- Social: Larry Clarke  
(504) 559-5476
- Call any Board Member or Committee Chairperson 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.



### 2013 Board of Directors

As a result of a small number of nominees, there was no need for a formal election. The 2013 Board will be comprised as follows: Larry Clarke, Rickie Johnson, Michael Brazil, Jackie Catalano, Beverly Dorsa, and David Sutton. All positions will be forth coming at a later date. Thanks go out to these homeowners who have agreed to continue serving.

### Annual General Meeting

The General Membership meeting was held on Saturday, December 1st in our park. There were a number of topics discussed. A financial report was distributed and discussed. The board has made significant progress in collecting past due dues. Numerous liens and one lawsuit were filed resulting in hundreds of delinquent dues recovered.

Some of the 2012 accomplishments were shared including: Easter Fest 2012, Night Out Against Crime, March Work Day, and September Work Day to name a few. The Board also discussed goals and projects for 2013: Replace 1/2 the street signs, add another swing set (or some other type of playground equipment) in the park, improve the irrigation/drainage in the park, repair the back fence next to the canal at the end of Oakmont, replant bushes and replace the information sign for the island at the entrance.

The Board also discussed the \$10.00 per quarter dues increase beginning January 2013. This increase was necessary due to the projected budget short fall for 2013 and also with the intent of creating a contingency fund for future unexpected situations.

### Speeding in the neighborhood

Please help us out with monitoring the speeding vehicles in the neighborhood. It could be the difference with children constantly playing in the neighborhood.

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



## Christmas Decoration Contest

The Links annual "Christmas Decoration Contest" will be judged and announced on December 17th, with the top three winners receiving a \$25 gift card. We ask that everyone share in this experience and help make our neighborhood as festive as possible.

## Landscaping/Lot Maintenance

During these colder winter months, our lawns and gardens are sometimes neglected. While the grass is not growing, there does tend to be a clover issue that needs to be controlled. Leaves falling from trees need to be raked and dead plants in gardens should be removed. While the weather isn't as cooperative as we might like it during this time of year, let's all do our part to keep our little part of the world looking nice during this time period. The LSU AgCenter has several "Horticulture Hints" to help keeping your lawns and gardens looking great. You can visit them at [www.lsuagcenter.com](http://www.lsuagcenter.com). The St. John Parish Ag Center can be contacted at (985) 497-3261.

### Belle Terre Links HOA Balance Statement

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01-01-12 to 12-15-12

<b>INCOME</b>	
Dues/Late Fees	27,737.94
<b>EXPENSES</b>	
Bad Debt	221.11
Bank Fees	70.00
Insurance	5,453.30
Licenses & Permits	46.15
Office Supplies	1,606.23
Postage & Delivery	464.85
Printing & Reproduction	81.46
Prof. Fees (Acct / Legal)	3,485.49
Repairs & Maintenance	11,075.88
Socials	1,453.43
Taxes	9.00
Utilities	2,612.35
Welcome Com.	138.67
<b>TOTAL EXP</b>	<b>26,717.92</b>

## Want to Say Something in the Newsletter?

Is there something you want to get out to all the neighbors? If so let a board member know and we'll be sure to get it in the next news letter.

The Board would like to wish everyone a Merry Christmas and a Happy New Year. Please enjoy the holidays but be safe. Please remember to be courteous to your neighbors by cleaning up your mess when shooting fire works for New Years.

**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.