

GHEHA

**General Membership Meeting
August 16, 2014 10:00 AM
Fire station Hwy. 21, Bush, La.**

The Board arrived at 8:45 AM

Sgt. Allen Williams arrived at 8:45 AM

The association books were out for review at 9:00 AM and remained out until all members departed.

1) Steve Roberts: The Chair

Called the meeting to order Aug. 16, 2014 at 10:03 AM

This is our second membership meeting of 2014

Asked for any proxies: There were none

2) Judy Coker read the proof of notice of this meeting; 153 August 2014 newsletters announcing this meeting were mailed August 4, 2014

3) The Chair introduced Mr. Todd Kraft who is a candidate for Constable for the 5th Ward area.

Mr. Kraft introduced his wife and daughter. Election day is November 4, 2014. He said that he would like to be an active Constable. He lives in Bush, has 24 years of law enforcement and has been a resident of St. Tammany Parish for 28 years. He left brochures and thanked everyone for the opportunity to come to the meeting.

Chair: Any questions for Mr. Kraft? None

4) Announcements:

Chair: We do not have a quorum at this meeting. We will use the simplified rules of order:

Introduce before speaking.

One person at a time to speak.

Each speaker is limited to 3 minutes.

If the chair has to step in—3 times you are out.

The Board introduced themselves: Steve Roberts, Bonnie Hebert, Judy Coker, Ron Trupp and Susan Chartier.

Chair: Introduced all committee members and thanked them for their services.

Landscaping and Maintenance: Hank Scavo

Architectural Control: Jessica & Travis St. Pierre

Welcome Committee: Pat Trupp

Lake Committee: Robbie Roundtree, Art Price and Dion Mckinley

Liason Committee: Warren Guillot, Mary Lee Oliphant and Jon Oglesby

Chair: Asked all in attendance to introduce themselves. See attached roster.

Chair: Thanked all members for coming.

Chair: Asked if everyone received the August 2014 newsletter. Yes.

Chair: Asked all members to please keep addresses and phone numbers updated with the board.

5) Judy Coker read the minutes from the January 11, 2014 annual election meeting. Hank Scavo made a motion to approve the minutes. Warren Guillot seconded. All in favor.

Hank Scavo asked how many people voted in the election.

Bonnie Hebert; for a quorum we need 502.04 acres, we had 617.79 acres voted.

6) Treasurer Report: See attached.

Ron Trupp: Thanked all members for sending in their 2014 assessments. He went over income, expenses and balance. We have received a full settlement of one bankrupt property. The other bankruptcy, the land was sold, but the court has not settled with us yet. We do anticipate something.

We did not receive the donation from the Crawfishman Triathlon yet.

We have received the \$926.33 awarded to the Association from the recent Court case.

Our outstanding legal expenses as of this date is \$41,409.45.

Ron noted that some believe the plaintiffs are suing only the board, but they are suing the Association which would include all members.

Hank Scavo: Do we have enough to pay off the legal fees?

Ron Trupp: In 2005 two funds were set up that are replenish able and regulated as to how much can be used in a calendar year. Hopefully we never have to go to a special assessment.

Warren Guillot and Hank Scavo thanked the Board.

7) Unfinished Business:

Update on lawsuit; Chair said that as a Board for the Association, we have filed more aggressively.

Chair read the Judgment. See attached. All complaints filed by the opposition were denied. We were not awarded attorney fees or Court Cost. All legal decisions will be put on the website.

The attorneys under estimated the amount of time needed for the trial. We never had an opportunity to present our case. The Judge said he heard enough, this proceeding has gone on long enough.

We clearly won on all legal points. Since April 23, 2007 till now we have had \$74,506.00 in legal fees and court cost. All that litigation and money for nothing.

Over 50% of our budget is for legal fees. They have never won, however you will not find a Judge that will deny a person the right to sue.

We only hope that one day we can come together as a community and have all of this in the Past and lower assessments.

Chair: Any questions? None.

8) Deed Restrictions.

Chair: In the past we have updated by member vote and resolutions or simple changes on some of our legal documents. We now would like to do the Deed Restrictions. We are asking the members to read over them and give us some feedback. They are on the website.

Joel Blazek: Once we finish, what will we do with it?

Chair: If it is what the members want, we will put it to a vote on the January ballot.

Joel Blazek: Some subdivisions have incorporated the St. Tammany Parish Code of Ordinance.

Chair: Agreed, Susan Chartier has looked into that.

Joel Blazek: Shift the burden from us to the Parish.

Susan Chartier: Animal Control is a sticky point.

Chair: We need to incorporate into our restrictions about someone who sues and loses has to pay all cost and legal fees back to the Association. Also should we increase the minimum square footage?

Ken Cooper: Is the animal issue a big sticking point?

Chair: We do not know what is on everyone's property. If I see and I know, I have to address it.

Chair: Fencing is pretty clear. Bottom line is we want and need your input.

Susan Chartier: Our Deed Restrictions are 30 years old. The developer's vision was a horse community. It is a different mindset now. What do you envision our community to be?

Joel Blazel: Do we have a committee?

Chair: Not at this time.

Hank Scavo: Ten chickens per acre.

Joel Blazel: Use the guidelines that are already out there.

Bonnie Hebert: If we used the Parish Codes regarding the animal issue, if someone was not happy they could call the Parish for enforcement.

Susan Chartier: We cannot police ten chickens per acre. St Tammany Parish code enforcement has teeth. If you have an issue, you call Code Enforcement.

Art Price: They have to share the eggs.

Chair: Any other questions? None.

9) Lake and Boat Landing:

Art Price: The carp are doing their job. Some grass is breaking apart and floating. You can scoop it with a net.

Chair: Can we get someone out to look at this?

Art Price: It gets to the shoreline, gets dirty and eventually it sinks. The Carp does not seem to eat this particular kind of grass.

Ron Trupp: Explained for the new members present, that about every three years we will have to add some new Carp. What money we have in the budget for that is just carried over so we will be prepared.

Art Price: A hard freeze again this year will help to kill the grass.

Ladona Allen: The Lilly pads are taking over.

Art Price: The Carp will not eat Lillies. LSU Extension Service can tell you what kind of spray to use that will not contaminate the lake or hurt the fish. The spray will go to the roots and then you pull them up. Spray about every two years.

Chair: Any other questions? None.

10) New Business:

Chair: Crawfishman asked if they can do a small scale yolo board and run race in October. They generally donate \$500.00 a year to the Association. We use the money for the lake and boat launch area.

Chair: Any objections? None.

Chair: There has been no West Nile Virus found in the Bush area bait traps.

Ron Trupp: For our new members, Ron explained what Mosquito Control does in our area.

Ken Cooper: Does the Parish spray?

Chair: Yes, they have traps that they check and spray as needed.

Ron Trupp: You can ask them to spray down your drive. You must sign giving them permission To access your property.

Hank Scavo: Put this information on the website.

Pat Trupp: They come every week during the season.

Joel Blazek: Because I raise bees, I work closely with mosquito abatement. The spray is only effective for 100 feet from the road.

Kirk Aymond: What is the spraying agent that is used?

Joel Blazek: It comes out of England and has a one hour life cycle. Will give the name to the Board.

Kirk Aymond: Not diesel?

Joel Blazek: No.

Chair: Any other new business? No.

Hank Scavo: Make a motion to adjourn the meeting. Lupe Perez second. All in favor.

Meeting adjourned at 11:35 AM.

All members left.