

CPHA Minutes—August 2004

Board members: ✓ Andrea Cassidy Treasurer
 ✓ Allen Fugler
 ✓ Beau Graugnard Vice President
 ✓ David Jarrell
 ✓ Dan Lupton
 ✓ Richard Shurley President
 ✓ Elizabeth Swoope Secretary

Other attendees: Denise Serrate, Ginger Sawyer

The CPHA Board of Directors met August 10, 2004. Richard called the meeting to order.

Andrea moved that the minutes from the last board meeting be approved and Beau seconded the motion. The minutes were approved.

Old Business

8409: The vinyl siding has been installed. Ginger Sawyer, the owner, will contact Awning World (the company that made the awnings in use now) and get bids for recovering the frame of her existing front awning as well as for replacement of the old awning. She will present the information to the Board of Directors, who will decide whether the homeowners' association will pay for any part of the cost.

Baton Rouge Green/grant proposal: The proposal was not funded.

Street signs and sidewalk repair: Dan made new street signs and repaired and sealed the wooden sidewalk at the front of the complex.

Pool: Dan repaired the light in the women's restroom and painted signs and decorations on both restroom doors.

8603: Beau will confirm that the horseshoe courts are not on common ground.

Community eyesores and hazards: Richard will contact the owners of 8624 about their abandoned vehicle. Beau will contact the owner of 8547 about her abandoned vehicle.

New Business

New construction: Greg Flores will remove the dead trees against the canal. Richard will ask Mr. Flores to finish the sidewalk in the new section, sod the bare areas around the sidewalk, and clean up the dead plants and excess concrete.

A letter will be sent to 8528 asking them about maintaining the flower bed in front of their home.

Landscape committee: Allen moved and David seconded that a landscape committee be created and the motion passed. David will chair the committee and Allen and Kerry Morris will serve on it. The committee members will survey the trees and shrubs and mark the ones that need to be removed. The association will pay the lawn service to remove those. The landscape committee will investigate getting trees for the common ground near the interstate.

Curbs: Dan will repair the curbs.

Welcome packets: The welcome packets are ready to be distributed. Andrea will hand-deliver those that she can and Denise will mail the others.

Parking: Residents need to be notified that vehicles cannot be parked on common ground. David and Beau will work on this and Liz will help with making postcards to place under the wipers of offending vehicles.

Public access servitude in Phase III: Richard moved to revoke the public access servitude through the middle of the section north of the pool and Allen seconded the motion, which passed. Richard will check with the Board of Adjustment to see what needs to be done to do this.

House plans: Plans for lots 89G and 137C were submitted. Allen moved, Beau seconded, and the motion was approved.

Lot 169-A requires a waiver so the front of the house can face the cul-de-sac. Richard will attend the Board of Adjustment meeting in support of the waiver.

Planning for the annual meeting: The annual meeting will be Monday, November 1, 2004, at 7 p.m. Andrea will locate a place for the meeting.

Denise and Liz will work on the budget before the next meeting. Proxy forms will be included with the information packet mailed to owners notifying them of the meeting.

Next meeting: The next meeting will be Tuesday, September 14, 2004, from 6:30-8:30 p.m. at Andrea's townhouse (8525).

The meeting was adjourned.