

PELICAN POINT HOA BOARD OF DIRECTORS MEETING MINUTES FOR
JANUARY 10, 2018

Meeting called to order by President, Jerry Folse at 6:00 P.M.

Present: Jerry Folse, Gabriella Hunter, Craig Naden, Chris Crow, John Wenzel, Sam Decoteau, Pete Orosz, Gail Lonibos, R.J. Guillot J.B. Esnard, Jerry Arnold, Betty Gravois, Chairman of the Safety and Emergency Preparedness Committee and Tyre Dupuy, Landscaping Committee Member.

Absent: Mike Staal and Colleen Labat.

Jerry Folse stated that a Quorum was present.

A motion was made by Craig Naden and seconded by Sam Decoteau to approve the November 16, 2017 Board Minutes as written. Motion carried. The Minutes of the November 16, 2017 Board Minutes will be placed in the Pelican Point Website.

COMMITTEE REPORTS:

Safety and Emergency Preparedness Committee – Pete Orosz and Betty Gravois reported on the Security Camera update. Our present camera system is old and needs to be updated. The Committee has been working on updating our present system and is getting quotes to upgrade or replace the system. They are also working with the Ascension Sheriff's office to determine the best system for Pelican Point.

Pete Orosz reported that the back gate did not open for Emergency Responders. A motion was made by Pete Orosz and seconded by Sam Decoteau to spend approximately \$700 to put in a Code Box so the back gate will open for Emergency Responders. Motion carried.

Pete Orosz reported that the HOA and the Committee receive nightly reports on the activities at the Guard Shack. The guards report on all out of the ordinary occurrences. The guards are not allowed to leave the guard shack. The guards responsibilities are to welcome visitors, provide directions, check for vehicle decals, give out vehicle decals, and make note of non-resident vehicles. If anyone in Pelican Point have an emergency or a safety concern, they must contact the Sheriff's Office. Call 911 for emergency situations. Call 225-621-8300, opt. 1, for non-emergency situations.

Procedure When Guards Do Not Come To Work – Pete Orosz reported that the Policy states that the employee has to call the Dispatch Center 4 hours prior to the shift if they can not come to work. Pete will discuss this matter with the Company Supervisor to make sure that the substitute guard is aware of the responsibility of the job.

Street Lights – Marianne DeRoner reported that Entergy has a field audit scheduled the week of January 15th to verify new lights and to upgrade the current lights with brighter

LED lights. The New lights and upgrades have been approved so the work should start soon.

Landscape – Sam Decoteau reported that the back entrance got an upgrade and that an upgrade for the front entrance will be done also. The playground renovations are complete. The fence running from the Panama Canal to the front entrance has been repaired and replaced where needed, and the pampas grass was cleaned out. Soon he will get someone to power wash the Pelican Point wall at front gate. The Pedestrian Bridge from Townhomes to Golf Course has been repaired and painted. Traffic Bridge over the lake near the front entrance has been rebuilt and painted.

Maintenance – John Wenzel reported that some of the Stop Signs and Speed Signs are in poor condition, and some are leaning. John will get in touch with the Parish and request that the Parish look into, replacing or repairing the Signs. John also reported that he will check out the Shed by the back entrance because it needs repair. Once fixed we can use the Shed to store the items that are in the Storage Unit and save money on the rental of the Storage Unit. The HOA Board was in agreement of doing this. John also suggested that we keep lights on the Crepe Myrtles all year. This will add to make the Pelican Point Entrance look beautiful at night. The HOA Board was in agreement with this.

ACC – JB Esnard reported that 7 houses are being built in Pelican Point. Also as a reminder approval from the ACC is needed before any residents can change the outside appearance of their houses; example fence, patio, paint, pool, house addition, and to replace wood windows with vinyl windows.

HOA Office – Marianne DeRoner reported that 17 residents still owe HOA Dues. Since the last meeting 3 of the residents paid in full and 3 started a payment plan. The HOA Board was in agreement for her to get with Anna Dow and start judgments against 2 residents. Marianne reported on her weekly complaints/ride arounds duties and that she is getting the residents to comply with the Pelican Point Restrictions. She is working on the Winter Newsletter coming out in the middle of January.

Financials – Craig Naden reported that a Reserve Study will be done soon. Working on the Reserve Study will be Craig Naden, Jerry Folse, John Wenzel and Chris Crow. A motion was made by Craig Naden and seconded by Gabriella Hunter to ratify an email vote sent to the Board taken on 12/24/17, that he needed Board approval to increase the automatic monthly transfer at UCB for a monthly draw from \$30,000 to \$40,000 instead because our checking account was getting low. Motion carried. Then another motion was made by Sam Decoteau and seconded by Craig Naden to reduce the automatic monthly transfer at UCB from \$40,000 to \$35,000. Motion carried.

Social – Gabriella Hunter reported on the December 12th Pelican Point Christmas Dinner held at the Pelican Point Clubhouse. 77 ladies attended the function. The dinner cost was \$25.00. 27 Gifts were given out. 3 Vendors sold jewelry, paintings, crafts and Christmas Gifts. The New Year's Eve party was attended by 99 residents. The price of the ticket

was \$50 per person which included Beer, Wine, Champagne, Hors D'oeuvres, music by DJ.

The Christmas Decorations were put out after Thanksgiving and taken down the first week in January 2018.

Drainage Improvement – Jerry Folse and JB Esnard reported that the HOA and the Drainage Committee are working with Councilman Bill Dawson, Bill Roux from the Parish Public Works Department, Parish engineers, and Kip Hernandez, Mike Robinson, and Doug Diez from Pelican Point Golf Club. In Royal Lakes, three obstructions preventing drainage to the Panama Canal have been identified. Two have been cleared, and the third should be completed in the next week to ten days. Also, negotiations are underway between the Parish and the Developer to establish a new drainage path from Pelican Point to Bayou Conway and Panama Canal. The Parish knows that there is a problem with the drainage system and they will continue to work on this until the problems have been resolved and much as they can.

Street Improvement – R.J. Guillot reported that he has been in communications with the Parish but so far has not been able to get a response from them. He will continue to get in touch with them and is working toward to get the Parish to realize that still more repairs have to be done, that patches are not long term fixes and money has to be allocated by the Parish to fix the streets in Pelican Point.

New Business:

Sam Decoteau headed the Bikes for Tikes program in partnership with the Christmas Crusade. The U.S. Marine helped collect more than 200 bikes, which were given out to the kids in addition to the bags of toys. The Christmas Crusade raised \$52,000 for toys and bikes this year. Sam thanked the Pelican Point residents who donated.

The Sorrento Landfill odor is being smelled by Pelican Point residents. It was discussed that if Marianne DeRoner receives further complaints, that Marianne will advise the resident(s) to contact the DEQ directly.

The HOA Board was in agreement that the Grass Companies that cut grass in Pelican Point need to be in compliance when cutting the grass, with the height of the grass which is 6 inches. Letters will be sent by Marianne DeRoner to Lot owners about the grass requirements.

February Board Meeting has been changed from February 14, 2018 to February 7, 2018. The Board approved this action.

A motion was made by Jerry Arnold and seconded by Sam Decoteau to adjourn the meeting at 7:36 PM

Submitted by Gabriella Hunter, HOA Board Secretary

