

CEHA Homeowner's Meeting
February 21, 2017

President Emmett Mercier opened the meeting at 7:05 PM. He asked Donald Bryan to open the meeting with prayer. Emmett mentioned that there were several houses for sale in Chanticleer. He stated that the houses are selling very well.

Emmett mentioned that Ralph Veth would be continuing the painting on the front entrance. The fountains in the ponds have been working. We have had a contractor look at the ponds to clean them out but his equipment is too heavy. Barbara asked if we couldn't hire some day laborers to clean out the ponds. The cleaning of the ponds has been a continuing concern, with no obvious way or method to clean the ponds.

Emmett asked about a swimming pool net to catch trash in the ponds. He mentioned that he would try to find a net and begin cleaning the ponds. He also mentioned that we would spray the ponds again.

Vice President Jerry did not have a report. Secretary Donald Bryan stated that the minutes are on the website. Treasurer Denise gave a financial report. She stated the income for 2016 was \$14,300.00, the expenses were \$11,629.99 and the balance as of February 21, 2017 was \$15,633.95. CEHA benefitted greatly this year with the CLECO rebates on the electric accounts.

Barbara asked about a budget for the cleaning of the ponds. Emmett stated that we would have to get a budget, get it approved by the Board and then get it approved by the CEHA homeowners. There was much discussion by the group about how to get the ponds cleaned, but no resolution or solution was agreed on. There was a lot of discussion about whether water drains into the ponds and if the Parish could take over the maintenance of the ponds.

Emmett stated that the webmaster had made a lot of changes in the CEHA website. The Beautification committee report was given by Emmett, who stated that Petals and Stems was still continuing the front entrance flower beds. Barbara asked if the crepe myrtles could be trimmed. Susan gave a Welcoming committee report and we have a number of new neighbors in Chanticleer.

Linda gave a newsletter report and asked for any relevant material for inclusion in the newsletter. Emmett commented about loose dogs, cats or children in the subdivision. Jerry Veth gave a Social Committee report. She stated that the Christmas social was good. She also stated that there would be no Easter social because of attendance.

Linda stated that there were no architectural control requests for approval. There was no Security report, but Don stated that his son-in-law had had items stolen from his car and that everyone should lock their doors. Don asked about whether CEHA has to file a Form 990 for tax reasons and Denise stated that she files the homeowner's reports.

Emmett reported on the covenant violations, which are listed on the website. The typical violations are loose pets and speeding. Emmett reported on the number of non-payment of dues and there are two homeowners who haven't paid their dues. Liens have been filed against these homeowners.

Emmett stated that he would like to get the bridge pressure washed and painted. This would greatly improve the appearance of the bridge. Emmett also stated that he monitors the real estate sales in the area and makes sure buyers know about the covenants.

The next meeting of CEHA will be August 8, 2017 and will be the election of officers. There were 11 homeowners present at the meeting. The meeting was adjourned at 7:55 PM.

Donald Bryan, Recording Secretary