

CYPRESS POINT HOA  
BOARD OF DIRECTORS MEETING  
February 21, 2018

MINUTES

Call to Order – 6:02 pm

**Report on Transition of Property Management Company**

R. Bickford gave a report on her interactions with Lewis Companies regarding the transition to PMI. She stated that Lewis Companies did not give any electronic documents and she has been unable to receive all items requested. R. Bickford is to pickup all files on March 1<sup>st</sup>.

**January Minutes**

A. Cassidy moved to accept the minutes from January. S. Carboni seconded. Motion passed unanimously.

**Meetings with Sen. Claitor & Councilman Watson**

G. Herrin will call tomorrow morning to attempt to reschedule meetings with Claitor and Watson. B. Williams gave a report that she submitted intent to introduce legislation with Advocate but has not yet received invoice and affidavit evidencing same.

B. Williams also reported that she reported the water & sewerage issue to the City-Parish and received a report number.

**Jessica Wilson Fence**

A. Cassidy moved that Jessica Wilson be required to move her fence as the vote for sale of common ground failed. R. Bickford seconded. Motion passed unanimously. G. Herrin will draft letter to that effect.

**Stanley Thomas**

G. Herrin gave brief report on interactions with Mr. Thomas. He will follow-up with him to attempt to address his issues.

**La SOS Annual Report**

G. Herrin gave a brief report on the filing of the annual report with the Louisiana Secretary of State.

**Taxes**

B. Williams reported that Kathryn Gutierrez from Lewis Companies called to inquire about how we want to handle the filing of our 2017 taxes. After communicating with PMI, B. Williams asked that Lewis Companies go ahead with the filing and have the CPA bill us directly.

### **Parking Issues**

B. William gave a report on parking violations along main drag. Issues will be referred to Zed.

### **Collection Calls**

Item was tabled due to transition.

### **House Numbers**

We will refer the issue to Zed.

### **Additional Lighting**

G. Herrin will address Entergy outages. Specifically, the two security lights at the front of the subdivision are out, as well as the one light on the left of the pool. If the issue is still extant with PMI coming on, issue will be referred to Zed.

### **Message Board**

A. Cassidy gave a report on the message board proposed for the front of the subdivision. With PMI coming on, this issue will be deferred until it can be addressed by PMI.

### **Financials**

The Board reviewed The Dec 2017-Feb 2018 Financial Statement. Issues were noted with a high sewage bill. G. Herrin will contact Baton Rouge Water to see if they will re-estimate our bill.

### **Landscaping Issues**

B. Williams will address issues for landscaping with Groundworks. Specifically, the Bottlebrush tree at the front of the subdivision, re-mulching of beds, and trimming of shrubs.

### **High Balances**

A discussion was had regarding persons owing large balances:

- |                     |      |         |
|---------------------|------|---------|
| • Baret Savoie      | 8401 | \$2,453 |
| • Jonathan Cave     | 8405 | \$572   |
| • Meaghan Grunwald  | 8515 | \$1,640 |
| • Murray McCullough | 8606 | \$976   |
| • Katherine Brown   | 8674 | \$1,518 |

### **Roads**

A discussion was had regarding the degrading state of the streets. During the Board's push for new legislation to provide for taxes to repair streets, the Board believes many of the issues may be related to water and sewerage issues that are degrading the streets. R. Bickford gave a report on her issues with sewage backing up into her house. Rotorooter stated that there is a blockage and she needs to speak with the city. The Board believes this may be a subdivision-wide issue. G. Herrin will call Matt Watson's office to schedule a meeting regarding the streets. If we are unable to get a meeting, we will request agenda space at the next Metro Council meeting.

**Special Meeting**

A special meeting with PMI (Zed and Stephanie) will be held Monday, February 26, 2018 at 6 PM.

**Next Regular Meeting**

Tabled until special meeting.

**Adjournment**

G. Herrin moved to adjourn. A. Cassidy seconded. Adjourned at 7:42PM.